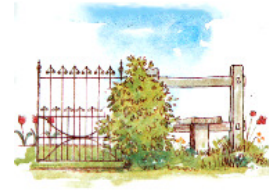


# TOWN & COUNTRY PLANNING LIMITED



☎ 020-8441-4947 MOB 07843-561129 E.mail [martin@tcpltd.net](mailto:martin@tcpltd.net)

## Design statement

### Project

Front Elevation Porch

### Client

**Mrs L. Preiskel  
294 West End Lane  
West Hampstead  
London NW6 1LN**

<b>A. <u>Existing</u></b>	<p>The area consists mainly of buildings from 1920's. The area is of an eclectic mix of buildings predominantly houses and flats. With semi public land to front. Brick walls and hedges to boundaries.</p>
<b>B. <u>Proposal Objectives</u></b>	<p>New Porch to infill existing brick arch</p>
<b>C. <u>Street Scene</u></b>	<p>Maintain the height of the existing building Building scaled appropriately to the importance of the space Materials to match existing where possible</p>
<b>D. <u>Access</u></b>	<p>There is no proposal to alter the access for vehicles or pedestrians.</p>
<b>E. <u>Sustainability</u></b>	<p>Waste and recycling storage Carry distance less than 25m</p>
<b>F. <u>Respecting Scale, Massing and height of the neighbourhood</u></b>	<p>The porch will retain the character and style of the existing house</p>
<b>G. <u>Parking</u></b>	<p>Parking is unaffected</p>
<b>H. <u>Conclusion</u></b>	<p>In all aspects of the design the proposal has taken into consideration the requirements of Camden council design guidance.</p> <p>The proposals comply with the requirements of the local plan and can therefore reasonable and justifiably be approved subject to listed planning conditions.</p>